



## CITY COUNCIL

CITY AND COUNTY OF HONOLULU  
HONOLULU, HAWAII 96813-3077

### COMMITTEE ON ZONING, PLANNING AND HOUSING

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**Voting Members:**

Ron Menor, Chair  
Tommy Waters, Vice Chair  
Brandon J.C. Elefante  
Ann H. Kobayashi  
Joey Manahan

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## AGENDA

### REGULAR MEETING

### COMMITTEE MEETING ROOM

THURSDAY, FEBRUARY 27, 2020  
9:00 A.M.

### **SPEAKER REGISTRATION**

Persons wishing to testify are requested to register to speak by 9:00 a.m. as follows:

- a. On-Line at <http://www.honolulu.gov/ccl-testimony-form.html>;
- b. By faxing to 768-3827 your name, phone number and the agenda item;
- c. By filling out the registration form in person; or
- d. By calling 768-3825.

Persons who have not registered to testify will be given an opportunity to speak on an item following oral testimonies of the registered speakers.

Each speaker will be limited to a **one-minute** presentation.

### **WRITTEN TESTIMONY**

Written testimony may be faxed to 768-3827 or transmitted via the internet at <http://www.honolulu.gov/ccl-testimony-form.html> for distribution at the meeting.

If submitted, written testimonies, including the testifier's address, e-mail address and phone number, will be available to the public on the City Council's pilot website: [www.honolulucitycouncil.com](http://www.honolulucitycouncil.com) as well as the City's legacy DocuShare website.

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### **MATERIALS AVAILABLE FOR INSPECTION**

Meeting materials ("*board packet*" §92-7.5, HRS) are available for public inspection at the Council Information and Records Section's service window at Room 202 in Honolulu Hale (530 S. King St.).

Accommodations are available upon request to persons with disabilities, please call 768-3825 or send an email to [potto1@honolulu.gov](mailto:potto1@honolulu.gov) at least three working days prior to the meeting.

The meeting is viewable by: (1) internet live streaming through [www.honolulucitycouncil.com](http://www.honolulucitycouncil.com) and [http://olelo.granicus.com/MediaPlayer.php?publish\\_id=92](http://olelo.granicus.com/MediaPlayer.php?publish_id=92); (2) televised live broadcast on Olelo TV Channel 54; or (3) after the meeting, viewable at <http://www.honolulucitycouncil.tv>. Copies of older meeting videos may be requested by calling the City Clerk's Office at 768-5822, charges may apply.

**FOR EXTENSION OF TIME ONLY**

1. **RESOLUTION 19-161 – SMP FOR THE DEVELOPMENT OF EIGHT DWELLING UNITS AT 85-029 LUALUALEI HOMESTEAD ROAD-WAIANAE (2019/SMA-9).** Granting a Special Management Area Use Permit (SMP) to allow the development of eight dwelling units at 85-029 Lualualei Homestead Road, Waianae to be constructed with in the R-5 Residential District and outside of the VE Flood Zone; identified as Tax Map Key 8-6-015: 053. (Applicant: CJ Group, LLC) (Committee postponed action 1/23/20) (Current deadline for Council action 4/7/20)
2. **BILL 2 (2020) – LUO AMENDMENT RELATING TO OFF-STREET PARKING AND LOADING.** To comprehensively update the off-street parking and loading requirements in Chapter 21 of the Revised Ordinances of Honolulu 1990 (the Land Use Ordinance [LUO]). (Transmitted by Communication D-28) (Bill passed First Reading 1/29/20) (Current deadline for Council action 4/14/20)

**FOR ACTION**

3. **BILL 58 (2019) – HALEIWA ZONE CHANGE (2019/Z-3).** Rezoning lands situated at 66-540D Kamehameha Highway, Haleiwa, Oahu from the R-5 Residential District to the B-1 Neighborhood Business District; identified as Tax Map Key 6-2-007: portion of 016. (Applicant: Haleiwa KEM 7309, LLC) (Bill passed Second Reading and Public Hearing held 2/19/20) (Current deadline for Council action 5/26/20)

PROPOSED UNILATERAL AGREEMENT – The proposed Unilateral Agreement (Draft dated 02/21/20) to be attached as “Exhibit B” to the Bill after execution and recordation.

4. **RESOLUTION 20-40 – FIRE DAMAGE REPAIR AND RECONSTRUCTION FOR HOMES IN THE VICINITY OF HIBISCUS DRIVE.** Urging the Department of Planning and Permitting to expedite the processing of building permit applications relating to fire damage repair and reconstruction for homes affected by the January 19, 2020, fire in the vicinity of Hibiscus Drive.
5. **RESOLUTION 19-305 – LUO AMENDMENT RELATING TO WIND MACHINES.** Amending Chapter 21, Revised Ordinances of Honolulu 1990 (the Land Use Ordinance [LUO]) to increase the setback distance for wind machines in order to protect people from any possible negative health impacts that wind machines may cause.

Related communications:

CC-360 (2019) City Clerk, transmitting Notice of Introduction of Resolution 19-305 to the Department of Planning and Permitting.

D-802 (2019) Department of Planning and Permitting, submitting confirmation of receipt of Resolution 19-305 and requesting additional information.

6. **RESOLUTION 19-224 – IPD-T PROJECT IN THE ALA MOANA NEIGHBORHOOD (2019/SDD-27)**. Approving a conceptual plan for an Interim Planned Development-Transit (“IPD-T”) project – Keeaumoku Development Condominium and Commercial Project – in the Ala Moana neighborhood on land zoned BMX-3 Community Business Mixed-Use District, located at 805, 815, 819, 835, 903, 905, 915, and 919 Keeaumoku Street, and 1519 Liona Street; identified as Tax Map Keys 2-3-018: 052 through 060, 074, 075, and 077. (Applicant: Keeaumoku Development, LLC) (Committee postponed action 10/24/19) (Current deadline for Council action 5/6/20)

PROPOSED CD1 TO RESOLUTION 19-224 (Submitted by Councilmember Menor) – The CD1 (OCS2019-1130/10/21/2019 2:53 PM) makes the following amendments:

- A. In the second WHEREAS clause, clarifies the Project description to reflect that as proposed, the Project includes 836 market rate residential units, 128 affordable housing units, 88,000 square feet of ground floor commercial spaces, a 26,000 square-foot public park, a 1,500 square-foot community center, and other ground floor pedestrian and right-of-way improvements.
- B. In the fifth and last WHEREAS clauses, adds that the DPP's findings and recommendations on the Project, dated September 3, 2019, were received by the Council as Departmental Communication 632 (2019) on September 3, 2019.
- C. In Conditions D and E, clarifies that the vehicle parking spaces are off-street parking spaces.
- D. Revises Condition F to provide as follows.
  - 1. Applicant shall comply with the affordable housing requirements pursuant to Ordinance 18-10, and the DPP's AHR rules adopted thereunder, including the room factor calculation. For-sale AHR units must remain affordable for a minimum of 30 years.

2. AHR Units must be evenly distributed throughout the Project, and must not be concentrated and located solely on the lowest residential floors;
  3. If, after applying the room factor, additional AHR units are required to comply with the AHR, the additional required AHR units must not be created by dividing previously proposed AHR units into more dwelling units.; and
  4. Applicant's compliance with this condition will be confirmed at the time the final affordable housing agreement is approved, which must be prior to the issuance of a certificate of occupancy ("CO") for the Project.
- E. Revises Condition G.1 to provide as follows.
1. In addition to complying with the AHR of Ordinance 18-10 (as approved by the DPP), the Applicant shall provide as a community benefit at least an additional 49 dwelling units affordable to households earning 120 percent or below of the area median income ("AMI") for Honolulu, to remain affordable for a minimum of 30 years ( the "affordable community benefit units" or "ACB units");
  2. ACB units must be evenly distributed throughout the Project, and must not be concentrated and located solely on the lowest residential floors.
  3. If the total number of residential dwelling units in the Project changes from 964, five percent of all dwelling units will be required as ACB units.
  4. Application of the DPP's AHR rules, including the room factor calculation, is required.
  5. If, after applying the room factor, additional ACB units are required, the additional required ACB units must not be created by dividing previously proposed ACB units into more dwelling units.
  6. Applicant's compliance with this condition will be confirmed at the time the final affordable housing agreement is approved, which must be prior to the issuance of any CO for the Project.

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- F. In Condition G.2, clarifies that the park must be public accessible at a minimum between the hours of 5:00 a.m. and 10:00 p.m. daily, and moves the provision requiring revised park plans to be submitted to the DPP to new Condition H.8.
- G. In Condition G.4, clarifies that car share spaces will not count towards the maximum off-street parking requirements specified in Condition D if they are available to the general public 24-hours per day.
- H. In Condition G.5, adds that the Applicant is required to provide a flat surface, approximately 550 square feet (50 feet by 11 feet) in an area that receives at least four hours of sunlight per day to accommodate a photovoltaic panel.
- I. In Condition G.6, clarifies and moves the provision requiring right-of-way improvement plans to be submitted to the DPP to new Condition H.7.
- J. In Condition G.10, clarifies that the 1,500-square-foot community center will be located on the upper floors of the parking structure fronting the park and Keeaumoku Street.
- K. In Condition H.2, clarifies that the updated plans showing parking structure design and layout must demonstrate compliance with all setbacks, height setbacks, and transitional height setbacks required in Condition C, and with the maximum number of off-street parking established in realphabetized Condition D.
- L. In Condition H.4, provides that the updated plans must show details of the type, location, and rack types for the 141 short-term and 490 long-term bicycle parking spaces. All short-term spaces must be located on the ground floor near entrances to the buildings or gathering areas such as the park. Seven long-term spaces provided for commercial uses must be located on the ground floor within the parking deck. Remaining long-term spaces may be located throughout the parking structure, must be located near the elevators or, if on the second floor, near the ramp. Moves and clarifies the bicycle sharing station provisions to new Condition H.5, and rennumbers subsequent subdivisions in Condition I.
- M. In Condition H.6, clarifies that the updated floor plans must show the location and unit type mix for AHR units and CB units in compliance with Condition F and realphabetized Condition G.1.

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- N. Adds a new Condition H.9, to require updated plans that show the details of materials, finish, and color used for sidewalks within the Project site.
- O. Adds a new Condition H.10 to require updated plans that show details regarding the number and location of the car share spaces required under Condition G.4.
- P. Adds a new Condition H.11 to require a bicycle and pedestrian circulation plan required under realphabetized Condition L.3.
- Q. Adds a new Condition I to require the Applicant to obtain a building permit for the AHR units and ACB units prior to the issuance of a CO for the Project's market rate units. Realphabetizes subsequent conditions accordingly.
- R. In realphabetized Condition L.3, adds that the traffic demand management ("TDM") strategies must include incentives offering resident and employees free or reduced fare transit passes.
- S. In realphabetized Condition L.4, separates the requirements for the updated traffic impact report ("TIR") requirements into subparagraphs a, b, c, and d, and adds a new subparagraph e to address porte cochere design.
- T. In realphabetized Condition L.5, provides that upon execution of the affordable housing agreement (the "Agreement"), the Applicant is required to record the Agreement with the Bureau of Conveyances of the State of Hawaii or the Office of the Assistant Registrar of the Land Court of the State of Hawaii, or both, as appropriate.
- U. Revises realphabetized Condition P to conform to the standard provisions used in IPD-T resolutions relating to extensions of the deadline to obtain a building permit for the Project.
- V. Revises realphabetized Condition Q to conform to the standard provisions used in IPD-T resolutions relating to Project conformity with the conceptual plans approved in the Resolution.
- W. In the BE IT FURTHER RESOLVED clause, revises Council findings B and C to clarify that the Project's requested flexibility with respect to development standards relate to density (floor area), building height limits, lot coverage, and street centerline height setbacks.
- X. Makes miscellaneous technical and nonsubstantive amendments.

7. **BILL 28 (2019), CD1 – AFFORDABLE HOUSING INCENTIVES.** Amending the affordable housing incentives enacted by Ordinance 18-1, as amended by Ordinance 19-8. (Bill passed Second Reading and Public Hearing held 11/6/19; Committee postponed action 2/6/20)

PROPOSED CD2 TO BILL 28 (2019), CD1 (Submitted by Councilmember Kobayashi) – The CD2 (OCS2020-0246/2/21/2020 2:28 PM) makes the following amendments:

- A. Deletes SECTION 2 of the Bill, which would have provided a real property tax exemption for any incremental increase in the valuation of the real property primarily attributable to qualifying construction work where at least 75 percent of the total number of dwelling units in the development are sold to households earning 120 percent and below of the AMI.
- B. Adds new SECTIONS 2 and 4 to the Bill, which would add new sections to ROH Chapters 14 ("Public Works Infrastructure Requirements Including Fees and Services") and 18 ("Fees and Permits for Building, Electrical, Plumbing and Sidewalk Codes"), respectively, to provide for a new process whereby the developer of an affordable housing project that seeks applicable exemptions or waivers of fees or charges is required to execute a development agreement recorded with the bureau of conveyances providing a description of the proposed project and the percentage of the project units to be sold to households earning 100 percent or less of the AMI. The new sections also require the developer, prior to being issued a certificate of occupancy for the project, to submit to the Department of Planning and Permitting a schedule of all housing units in the project indicating the actual sales price, buyer income group, and percentage of units sold to households earning 100 percent or less of the AMI. The new sections also provide for administrative enforcement provisions. Renumbers subsequent SECTIONS accordingly.
- B. Amends renumbered SECTIONS 3 and 5, which relate to the waiver of wastewater system facility charges, and waiver of plan review and building permit fees, respectively, for qualifying affordable housing projects, to provide that such exemptions or waivers are applicable to the residential portion of the dwelling units that are sold to households earning 100 percent and below of the AMI in developments for which at least 75 percent of the total number of dwelling units in the development area sold to households earning 120 percent and below of the AMI.

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- C. Amends renumbered SECTION 6 (Ramseyer clause) to reflect the amendments made by the CD2.
  - D. Amends renumbered SECTION 7 to provide that the ordinance takes effect upon its approval and will be repealed five years after its effective date.
  - E. Makes miscellaneous technical and nonsubstantive amendments.
8. **BILL 60 (2019) – AFFORDABLE RENTAL HOUSING.** Addressing affordable rental housing enacted by Ordinance 18-1, as amended by Ordinance 19-8. (Bill passed Second Reading and Public Hearing held 12/4/19)

PROPOSED CD1 TO BILL 60 (2019) (Submitted by Councilmember Elefante) – The CD1 (OCS2019-1342/1/6/2020 2:53 PM) makes the following amendments:

- A. The as-introduced Bill deletes from numerous provisions of Ordinance 19-8 the requirement that affordable rental housing units be rented at or below the rental rate limits established by the United States Department of Housing and Urban Development for households earning a specified percent (100 percent or 80 percent) of the AMI for the applicable household size or less. The CD1 retains these requirements by removing all of these proposed deletions, as follows:
  - 1. Amends SECTION 2 of the Bill by deleting the proposed amendments to the definitions of “Affordable rental housing project” and “Affordable rental housing unit” and the proposed amendment to paragraph (2) of the definition of “Declaration of restrictive covenants.”
  - 2. Deletes SECTIONS 6, 7, 8, and 9 of the Bill. Renumbers subsequent SECTIONS accordingly.
- B. Amends renumbered SECTIONS 6 (Ramseyer clause) and 7 (Effective date; repeal) of the Bill to reflect the amendments made by the CD1.
- C. Makes miscellaneous technical and nonsubstantive amendments.



PROPOSED CD1 TO BILL 60 (2019) (Submitted by Councilmember Menor) – The CD1 (OCS2020-0240/2/20/2020 4:48 PM) makes the following amendments:

- A. The as-introduced Bill deletes from numerous provisions of Ordinance 19-8 the requirement that affordable rental housing units be rented at or below the rental rate limits established by the United States Department of Housing and Urban Development for households earning a specified percent (100 percent or 80 percent) of the AMI for the applicable household size or less. The CD1 retains these requirements by removing all of these proposed deletions, but provides that the rental rate limits only apply for a period of 15 years after a certificate of occupancy is issued for the affordable rental housing project. The amended SECTIONS of the Bill are as follows:
  - 1. SECTION 2 of the Bill, by revising the definitions of "Affordable rental housing project" and "Affordable rental housing unit" and the proposed amendment to paragraph (2) of the definition of "Declaration of restrictive covenants."
  - 2. SECTIONS 6, 7, 8, and 9 of the Bill, by revising respective provisions relating to the waiver of wastewater system facility charges, the waiver of plan review and building permit fees, an exemption from payment of real property taxes for affordable rental housing units, and a tax holiday (real property taxes would be kept at the current assessment during the project's construction and marketing period).
- B. In SECTION 2 of the Bill, revises the definition of "Declaration of restrictive covenants" to delete the provision referring to requirements for affordable rental housing projects developed on real property owned by the State Department of Education.
- C. In SECTION 4 of the Bill, provides that certain special district requirements do not apply if the assessed value of the existing buildings on the proposed affordable rental housing project site does not exceed 30 percent of the assessed value of the land (instead of an exception from certain special district requirements for all affordable rental housing projects).
- D. In SECTION 5 of the Bill, deletes provisions relating to a marketing period for affordable rental housing projects developed on real property owned by the State Department of Education.
- E. Makes miscellaneous technical and nonsubstantive amendments.

9. **BILL 66 (2019) – RELATING TO BUILDING PERMITS.** Addressing building permit fees, the processing of building permit applications, the issuance of building permits, and the monitoring, inspection, and enforcement of work on projects for which a building permit is required or issued. (Bill passed First Reading 12/4/19; Committee postponed action 1/23/20)

PROPOSED CD1 TO BILL 66 (2019) (Submitted by Councilmember Fukunaga) – The CD1 (OCS2020-0249/2/21/2020 3:41 PM) makes the following amendments:

- A. In SECTION 1 of the Bill, adds Council findings relating to the implementation of certain recommendations in the City Auditor's Report No. 19-3, dated November 2019.
- B. In SECTION 3 of the Bill, amends new Section 18-5.1(g), relating to the establishment and maintenance of a web-based database, as follows:
  - 1. Requires the building official to establish and maintain a publicly accessible, searchable, electronic, web-based database no later than July 1, 2020;
  - 2. Adds a new subdivision (5) to require the entry into the database of the name of any third party reviewer who reviews the building permit application, the date the third party reviewer was qualified and registered, and information on whether the third party reviewer certified building permit plans and specifications for the project that contained errors or did not conform to code standards. Renumbers subsequent subdivisions;
  - 3. In renumbered subdivision (9) relating to notices of violation, adds as information that must be entered into the database, the name and address of the person served with the notice of violation, and the name and license number of all contractors and subcontractors that performed work related to the subject of the notice of violation;
  - 4. In renumbered subdivision (10) relating to notices of order, adds as information that must be entered into the database, the name and address of the person served with the notice of order, and the name and license number of all contractors and subcontractors that performed work related to the subject of the notice of order; and

5. Adds a new subdivision (12) to require the entry into the database of all public complaints received relating to a specific project for which a building permit was issued (or which failed to obtain a building permit required by the chapter), and all actions taken by the building official in response to the complaints. Renumbers the subsequent subdivision.
- C. Adds a new SECTION 4 of the Bill to:
1. Require (rather than allow) the building official to issue a notice to revoke a building permit if the building or work authorized by a permit is not commenced within 180 days from the permit issuance date, or if the building or work authorized by a permit is suspended or abandoned for a period of 120 days after the work has commenced; and
  2. Require (rather than allow), the building official to issue a notice to revoke a building permit if all foundation and structural work for the building or structure is not completed within two years after the permit issuance date, or if all work is not completed within three years after the permit issuance date.
- Renumbers subsequent bill SECTIONS.
- D. Adds a new SECTION 6 of the Bill to delete the provision allowing the building official to extend the 365-day plan review expiration period.
- E. Adds a new SECTION 7 of the Bill to:
1. Provide that civil fines for violations of the building, electrical, plumbing, or sidewalk codes will accrue from the date of the notice of violation; and
  2. Prohibit the DPP from reducing any fine imposed for violations of the building, electrical, plumbing, or sidewalk codes.
- F. Adds a new SECTION 8 of the Bill to require that the plan review revision fee be tripled if the revisions result from failure to follow submitted and approved plans. Renumbers subsequent bill SECTIONS.
- G. Makes miscellaneous technical and nonsubstantive amendments.

10. **BILL 2 (2019), CD1 – LUO AMENDMENT RELATING TO IPD-T PERMITS.** Amending Chapter 21, Revised Ordinances of Honolulu 1990, as amended (the Land Use Ordinance [LUO]) relating to Interim Planned Development-Transit (IPD-T) Permits for future Transit-Oriented Development (TOD) within close proximity to future rail stations. (Bill passed Second Reading and Public Hearing held 11/6/19; Committee postponed action 2/6/20) (Current deadline for Council Action 4/3/20)
11. **BILL 25 (2019), CD1 – RELATING TO ADOPTION OF THE STATE ENERGY CONSERVATION CODE.** Regulating the design and construction of residential and commercial buildings for the effective use of energy through the adoption of the State Energy Conservation Code (2017), subject to the local amendments herein. (Bill passed Second Reading and Public Hearing held 9/4/19; Committee postponed action 1/23/20)

PROPOSED CD2 TO BILL 25 (2019), CD1 (Submitted by Councilmember Elefante) – The CD2 (OCS2020-0234/2/20/2020 10:42 AM) makes the following amendments to SECTION 3 of the Bill:

- A. Amends item (12) to amend Subsection C402.2.3 ("Thermal resistance of above-grade walls) to include reference to mass walls. In condition 1 of the exception, deletes references to overhangs with a projection factor equal to or greater than 0.3.
- B. Adds a new item (13) to amend Table C402.4 ("Building Envelope Fenestration Maximum U-Factor and SHGC Requirements") by amending Exception b to provide an exception for jalousie windows. Renumbers subsequent items.
- C. Adds a new item (15) to amend Subsection C402.4.5 ("Area-Weighted SHGC") to provide that for commercial buildings, an area-weighted average of fenestration products will be permitted to satisfy solar heat gain coefficient ("SHGC") requirements. Also adds an exception for jalousie windows. Renumbers subsequent items.
- D. Adds a new item (18) to amend Subsection C406.1 ("Requirements") to require buildings to comply with at least one of the requirements set forth in that subsection. Renumbers subsequent items.
- E. Amends renumbered item (20) relating to electric vehicles to add Subsection C406.8, Subsection C406.8.1, Table C406.8.1, Subsection C406.8.2, and Table C406.8.2. The new provisions:

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1. Require that all newly-created parking stalls for newly-constructed residential multi-unit and commercial buildings comply with one of the electric vehicle readiness compliance pathways specified in Subsection C406.8.1 ("Baseline percentage electric vehicle readiness compliance path") or Subsection C406.8.2 ("Points-based electric vehicle readiness compliance path");
  2. Delete the "AC Level 1" row in Table C406.8.1 ("Charge Methods Electrical Rating") and amend the "AC Level 2" row; and
  3. Add Table C406.8.2 ("Electric Vehicle Readiness Points-Based Compliance Values").
- F. Amends renumbered item (27) to revise Subsection R401.2.1 ("Tropical zone") to delete condition 13 relating to jalousie window requirements.
- G. Amends renumbered item (28) to revise Table R402.1.2 ("Insulation and Fenestration Requirements by Component") to:
1. Under "Climate Zone 1 – Mass Wall R-Value," lists 3/4 or NR;
  2. Amends footnote j relating to mass wall R-values; and
  3. Adds a new footnote k to exempt jalousie windows from SHGC requirements.
- H. Amends renumbered item (29) to revise Table R402.2.1 ("Window SHGC Requirements"), to add an exception for jalousie windows.
- I. Adds a new item (30) to amend Subsection R402.2.5 ("Mass walls"), to revise the requirements and exceptions. Renumbers subsequent items.
- J. Amends renumbered item (31) to revise Subsection R402.3.2 ("Glazed fenestration SHGC") to add an exception for jalousie windows.
- K. Adds a new item (32) to add Subsection R402.4.1.3 ("Sampling") to regulate air infiltration/duct testing for production home buildings. Renumbers subsequent items.

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- L. Amends renumbered item (33) to revise Subsection R403.5.5 ("Solar water heating") to require that new single-family dwellings include a solar water heater system that meets the standards established by HRS Section 269-44, unless a variance is approved pursuant to HRS Section 196-6.5.
- M. Amends renumbered item (34) to revise Subsection R403.6.2 ("Ceiling fans – Mandatory") to require whole house mechanical ventilation systems to comply with efficacy requirements of Table R403.6.1. Provides an exception for production home building.
- N. Amends renumbered item (35) to add a new Subsection R404.2 ("Solar conduit and electrical panel readiness") to set forth solar conduit and electrical panel readiness requirements.
- O. Amends renumbered item (36) to add a new Subsection R404.3 relating to electric vehicle readiness, to require that in addition to what is required by the Electrical Code, if a building permit application involves the installation of an electrical panel and parking area for a detached dwelling or duplex, a dedicated receptacle for an electric vehicle must be provided with a minimum AC Level 2 charge.
- P. Adds a new item (38) to revise Table R407.1 ("Points Option") to add provisions relating to mass walls. Renumbers subsequent items.
- Q. Amends renumbered item (40) by amending exception 7 in Subsection R503.1.1 to provide that when uninsulated roof sheathing is exposed during alteration, either the replacement roof coating must have a minimum initial solar reflectance of 0.85 and a minimum aged solar reflectance of 0.75, or at least two of four enumerated types of energy efficiency materials must be installed.
- R. Adds a severability clause as uncodified SECTION 4 of the Bill.
- S. Adds an uncodified SECTION 5 of the Bill to direct the Revisor of Ordinances to replace the phrase, "the effective date of this ordinance" with the actual month, day, and year on which the ordinance takes effect. Renumbers the subsequent bill SECTION.
- T. Makes miscellaneous technical and nonsubstantive amendments.

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Related communications:

MM-25      Office of Climate Change, Sustainability and Resiliency, submitting written testimony.

MM-26      Office of Climate Change, Sustainability and Resiliency, submitting response to Committee Chair Menor's request.

RON MENOR, Chair  
Committee on Zoning, Planning  
and Housing